Local Market Update – October 2026

A Research Tool Provided by Georgia Association of REALTORS

Floyd County

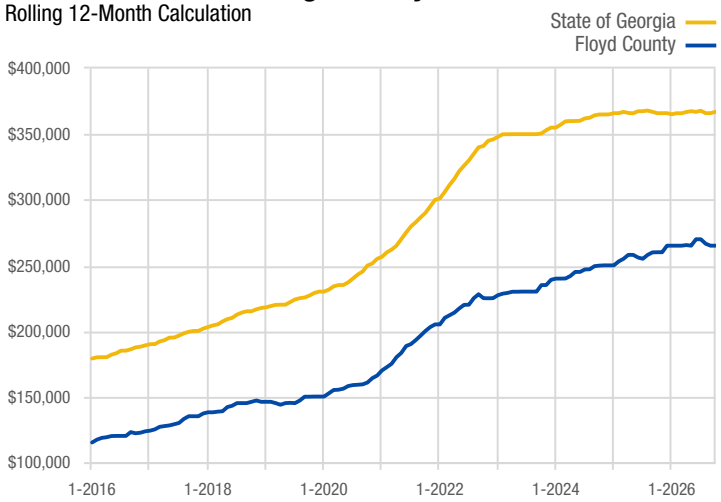
Single Family	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	144	**145**	+ 0.7%	1,453	**1,462**	+ 0.6%
Pending Sales	89	**62**	- 30.3%	862	**882**	+ 2.3%
Closed Sales	83	**80**	- 3.6%	814	**864**	+ 6.1%
Days on Market Until Sale	50	**60**	+ 20.0%	54	**60**	+ 11.1%
Median Sales Price*	$265,000	**$269,920**	+ 1.9%	$260,000	**$260,650**	+ 0.3%
Average Sales Price*	$318,926	**$327,516**	+ 2.7%	$288,522	**$297,539**	+ 3.1%
Percent of List Price Received*	97.1%	**96.9%**	- 0.2%	96.3%	**96.9%**	+ 0.6%
Inventory of Homes for Sale	388	**426**	+ 9.8%	—	**—**	—
Months Supply of Inventory	4.8	**5.1**	+ 6.3%	—	**—**	—

Townhouse/Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	13	**1**	- 92.3%	77	**35**	- 54.5%
Pending Sales	2	**2**	0.0%	46	**29**	- 37.0%
Closed Sales	2	**3**	+ 50.0%	44	**35**	- 20.5%
Days on Market Until Sale	53	**82**	+ 54.7%	58	**83**	+ 43.1%
Median Sales Price*	$217,490	**$172,500**	- 20.7%	$230,490	**$205,990**	- 10.6%
Average Sales Price*	$217,490	**$223,167**	+ 2.6%	$266,723	**$234,530**	- 12.1%
Percent of List Price Received*	92.3%	**90.3%**	- 2.2%	96.4%	**94.0%**	- 2.5%
Inventory of Homes for Sale	34	**8**	- 76.5%	—	**—**	—
Months Supply of Inventory	7.4	**2.0**	- 73.0%	—	**—**	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

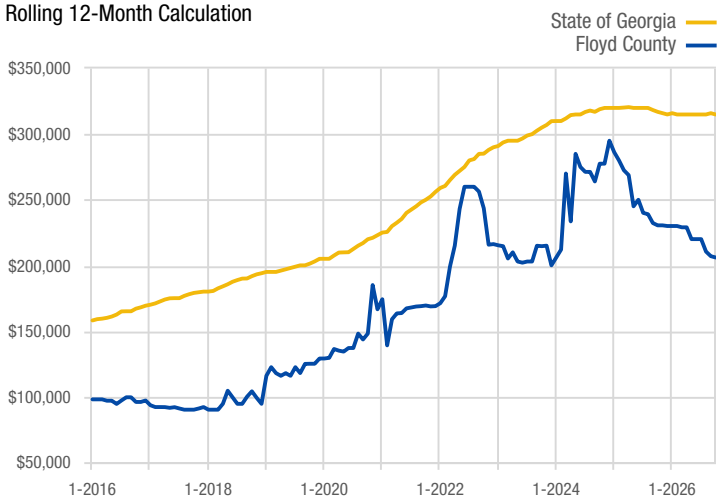
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of November 16, 2026. All data from the multiple listing services in the state of Georgia. Report © 2026 ShowingTime Plus, LLC.